

# **SNAPSHOT of HOME Program Performance--As of 12/31/10** **Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping\*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
			PJs in State:	6			
<b>Program Progress:</b>							
% of Funds Committed	100.00 %	96.99 %	1	96.48 %	100	100	
% of Funds Disbursed	89.53 %	92.21 %	4	89.00 %	44	46	
Leveraging Ratio for Rental Activities	4.06	5.23	1	4.81	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	91.61 %	96.59 %	5	83.25 %	29	39	
% of Completed CHDO Disbursements to All CHDO Reservations***	88.23 %	84.22 %	2	70.99 %	78	81	
<b>Low-Income Benefit:</b>							
% of 0-50% AMI Renters to All Renters	87.45 %	90.03 %	5	81.75 %	57	61	
% of 0-30% AMI Renters to All Renters***	54.98 %	51.49 %	2	45.84 %	64	67	
<b>Lease-Up:</b>							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	99.73 %	1	96.12 %	100	100	
<b>Overall Ranking:</b>			In State:	3 / 6	Nationally:	86 88	
<b>HOME Cost Per Unit and Number of Completed Units:</b>							
Rental Unit	\$26,071	\$46,947		\$27,889	231 Units	12.20 %	
Homebuyer Unit	\$13,331	\$14,359		\$15,632	255 Units	13.50 %	
Homeowner-Rehab Unit	\$24,925	\$19,998		\$21,037	129 Units	6.80 %	
TBRA Unit	\$1,256	\$1,502		\$3,206	1,273 Units	67.40 %	

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*. This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Salem Consortium OR

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

**PJ:**  
**State:\***  
**National:\*\***

Rental	Homebuyer	Homeowner
\$92,316	\$65,825	\$27,718
\$108,231	\$118,429	\$20,172
\$99,461	\$78,568	\$23,907

**CHDO Operating Expenses:**  
(% of allocation)

**PJ:** 3.3 %  
**National Avg:** 1.2 %

**R.S. Means Cost Index:** 1.01

<b>RACE:</b>	<b>Rental %</b>	<b>Homebuyer %</b>	<b>Homeowner %</b>	<b>TBRA %</b>
White:	<span style="border: 1px solid black; padding: 2px;">76.6</span>	<span style="border: 1px solid black; padding: 2px;">75.7</span>	<span style="border: 1px solid black; padding: 2px;">93.0</span>	<span style="border: 1px solid black; padding: 2px;">70.2</span>
Black/African American:	<span style="border: 1px solid black; padding: 2px;">1.3</span>	<span style="border: 1px solid black; padding: 2px;">0.4</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">2.4</span>
Asian:	<span style="border: 1px solid black; padding: 2px;">0.4</span>	<span style="border: 1px solid black; padding: 2px;">0.8</span>	<span style="border: 1px solid black; padding: 2px;">0.8</span>	<span style="border: 1px solid black; padding: 2px;">2.4</span>
American Indian/Alaska Native:	<span style="border: 1px solid black; padding: 2px;">0.9</span>	<span style="border: 1px solid black; padding: 2px;">1.2</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">3.6</span>
Native Hawaiian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">4.8</span>
American Indian/Alaska Native and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">1.2</span>
Asian and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Black/African American and White:	<span style="border: 1px solid black; padding: 2px;">0.4</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">1.2</span>
American Indian/Alaska Native and Black:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Other Multi Racial:	<span style="border: 1px solid black; padding: 2px;">0.4</span>	<span style="border: 1px solid black; padding: 2px;">0.4</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Asian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">2.2</span>	<span style="border: 1px solid black; padding: 2px;">1.6</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### ETHNICITY:

Hispanic	<span style="border: 1px solid black; padding: 2px;">17.7</span>	<span style="border: 1px solid black; padding: 2px;">20.0</span>	<span style="border: 1px solid black; padding: 2px;">6.2</span>	<span style="border: 1px solid black; padding: 2px;">14.3</span>
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### HOUSEHOLD SIZE:

1 Person:	<span style="border: 1px solid black; padding: 2px;">52.4</span>	<span style="border: 1px solid black; padding: 2px;">20.0</span>	<span style="border: 1px solid black; padding: 2px;">41.1</span>	<span style="border: 1px solid black; padding: 2px;">31.0</span>
2 Persons:	<span style="border: 1px solid black; padding: 2px;">13.9</span>	<span style="border: 1px solid black; padding: 2px;">21.2</span>	<span style="border: 1px solid black; padding: 2px;">20.9</span>	<span style="border: 1px solid black; padding: 2px;">26.2</span>
3 Persons:	<span style="border: 1px solid black; padding: 2px;">12.6</span>	<span style="border: 1px solid black; padding: 2px;">21.6</span>	<span style="border: 1px solid black; padding: 2px;">17.8</span>	<span style="border: 1px solid black; padding: 2px;">23.8</span>
4 Persons:	<span style="border: 1px solid black; padding: 2px;">6.1</span>	<span style="border: 1px solid black; padding: 2px;">16.9</span>	<span style="border: 1px solid black; padding: 2px;">10.1</span>	<span style="border: 1px solid black; padding: 2px;">13.1</span>
5 Persons:	<span style="border: 1px solid black; padding: 2px;">9.5</span>	<span style="border: 1px solid black; padding: 2px;">11.8</span>	<span style="border: 1px solid black; padding: 2px;">7.8</span>	<span style="border: 1px solid black; padding: 2px;">3.6</span>
6 Persons:	<span style="border: 1px solid black; padding: 2px;">4.3</span>	<span style="border: 1px solid black; padding: 2px;">5.1</span>	<span style="border: 1px solid black; padding: 2px;">2.3</span>	<span style="border: 1px solid black; padding: 2px;">1.2</span>
7 Persons:	<span style="border: 1px solid black; padding: 2px;">1.3</span>	<span style="border: 1px solid black; padding: 2px;">3.1</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">1.2</span>
8 or more Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.4</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### HOUSEHOLD TYPE:

Single/Non-Elderly:	<span style="border: 1px solid black; padding: 2px;">46.8</span>	<span style="border: 1px solid black; padding: 2px;">21.6</span>	<span style="border: 1px solid black; padding: 2px;">30.2</span>	<span style="border: 1px solid black; padding: 2px;">28.6</span>
Elderly:	<span style="border: 1px solid black; padding: 2px;">18.2</span>	<span style="border: 1px solid black; padding: 2px;">3.9</span>	<span style="border: 1px solid black; padding: 2px;">25.6</span>	<span style="border: 1px solid black; padding: 2px;">2.4</span>
Related/Single Parent:	<span style="border: 1px solid black; padding: 2px;">14.7</span>	<span style="border: 1px solid black; padding: 2px;">28.2</span>	<span style="border: 1px solid black; padding: 2px;">8.5</span>	<span style="border: 1px solid black; padding: 2px;">46.4</span>
Related/Two Parent:	<span style="border: 1px solid black; padding: 2px;">13.4</span>	<span style="border: 1px solid black; padding: 2px;">36.9</span>	<span style="border: 1px solid black; padding: 2px;">27.1</span>	<span style="border: 1px solid black; padding: 2px;">17.9</span>
Other:	<span style="border: 1px solid black; padding: 2px;">5.6</span>	<span style="border: 1px solid black; padding: 2px;">8.6</span>	<span style="border: 1px solid black; padding: 2px;">8.5</span>	<span style="border: 1px solid black; padding: 2px;">4.8</span>

### SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	<span style="border: 1px solid black; padding: 2px;">16.0</span>	<span style="border: 1px solid black; padding: 2px;">0.8</span> <sup>#</sup>
HOME TBRA:	<span style="border: 1px solid black; padding: 2px;">3.5</span>	
Other:	<span style="border: 1px solid black; padding: 2px;">19.0</span>	
No Assistance:	<span style="border: 1px solid black; padding: 2px;">60.6</span>	

**# of Section 504 Compliant Units / Completed Units Since 2001** 53

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —  
**SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Salem Consortium State: OR Group Rank: 86  
 (Percentile)  
 State Rank: 3 / 6 PJs Overall Rank: 88  
 (Percentile)  
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 77.87%	91.61	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 53.90%	88.23	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	87.45	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.09%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.415	1.62	

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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